

MINUTES

City of Franklin Plan Commission Meeting

May 3, 2007
Approved May 31, 2007

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CALL TO ORDER

MINUTES
Regular Meeting
Thursday, April 19, 2007

PUBLIC HEARINGS and BUSINESS ITEMS

Rawson Development, LLC (Sendik's at Fountains of Franklin)

1. **(Certified Survey Map)** To allow for the reconfiguration of 3 existing lots to 2 new lots and 1 outlot.
2. **(Site Plan)** To allow an up-scale grocery store called Sendik's at Fountains of Franklin with approximately 58,700 square feet on approximately 7.1 acres

MEC Holdings I, LLC (The Shoppes at Wyndham Village)

1. **(Certified Survey Map)** To allow for the reconfiguration of 4 existing lots to 3 new lots.
2. **(Site Plan)** To allow an up-scale, retail center called The Shoppes at Wyndham Village with approximately 251,000 square feet of commercial development consisting of eight (8) buildings on approximately 38.7 acres.

Next Regular Meeting scheduled for
Thursday, May 17, 2007

ADJOURNMENT

- I. Mayor Taylor called the May 03, 2007, regular Plan Commission meeting to order at 7:00 PM in the Council Chambers at the Franklin Municipal Court Room, Law Enforcement Center, 9455 West Loomis Road, Franklin, Wisconsin. Present were Alderman Skowronski and Commissioners Torres, Ritter, Haley and Hanneman. Commissioner Bennett was excused. Also present were Planning Manager Dietl, Senior Planner Booth, Planner II Mentkowski, Assistant City Engineer Romeis and City Attorney Wesolowski.
- II. Commissioner Ritter moved and Alderman Skowronski seconded approval of the April 19, 2007, Plan Commission minutes. Upon voice vote, all voted 'aye.' Motion carried.
- III.
 - A. 1. Commissioner Ritter moved and Commissioner Hanneman seconded to recommend approval of a resolution conditionally approving a 2-Lot and 1-Outlot Certified Survey Map being a division of a part of the Southwest 1/4 of Section 2, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin (Approximately 5200 West Rawson Avenue) (Rawson Development, LLC, Applicant). Upon voice vote, all voted 'aye.' Motion carried.
 2. Commissioner Torres moved and Alderman Skowronski seconded to approve a resolution approving a Site Plan for Sendik's Food Market at Fountains of Franklin, Phase II (Approximately 5200 West Rawson Avenue) (Rawson Development, LLC, Applicant), subject to the following provisions:
 - a. No delivery trucks or vehicles shall be allowed to operate or make deliveries between the hours of 1:00 a.m. and 5:00 a.m. daily and no refrigeration-unit delivery trucks shall be allowed to operate their refrigeration units while parked on the property.
 - b. Subject to the inclusion of a truck dock screen on the north elevation at least 8 feet in height that is constructed with materials compatible with the materials on the front elevation of the building and in compliance therewith being subject to the approval of the Planning Manager and such approval to be obtained prior to the issuance of an occupancy permit.
 - c. There shall be no outdoor seating for sales purposes or otherwise on the premises.Upon voice vote, all voted 'aye.' Motion carried.
- B. Applicant withdrew the proposal from the Agenda prior to the beginning of the meeting. No action needed; none taken.
- C. No action needed; none taken.
- IV. Commissioner Ritter moved and Alderman Skowronski seconded to adjourn the May 03, 2007, regular Plan Commission meeting. Upon voice vote, all voted 'aye.' Motion carried. The meeting adjourned at 9:20 PM